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Survey of ELK POINT

DEC 8 1963

Prepared By

INDUSTRIAL DEVELOPMENT BRANCH
DEPARTMENT OF INDUSTRY & DEVELOPMENT
Government of the Province of Alberta

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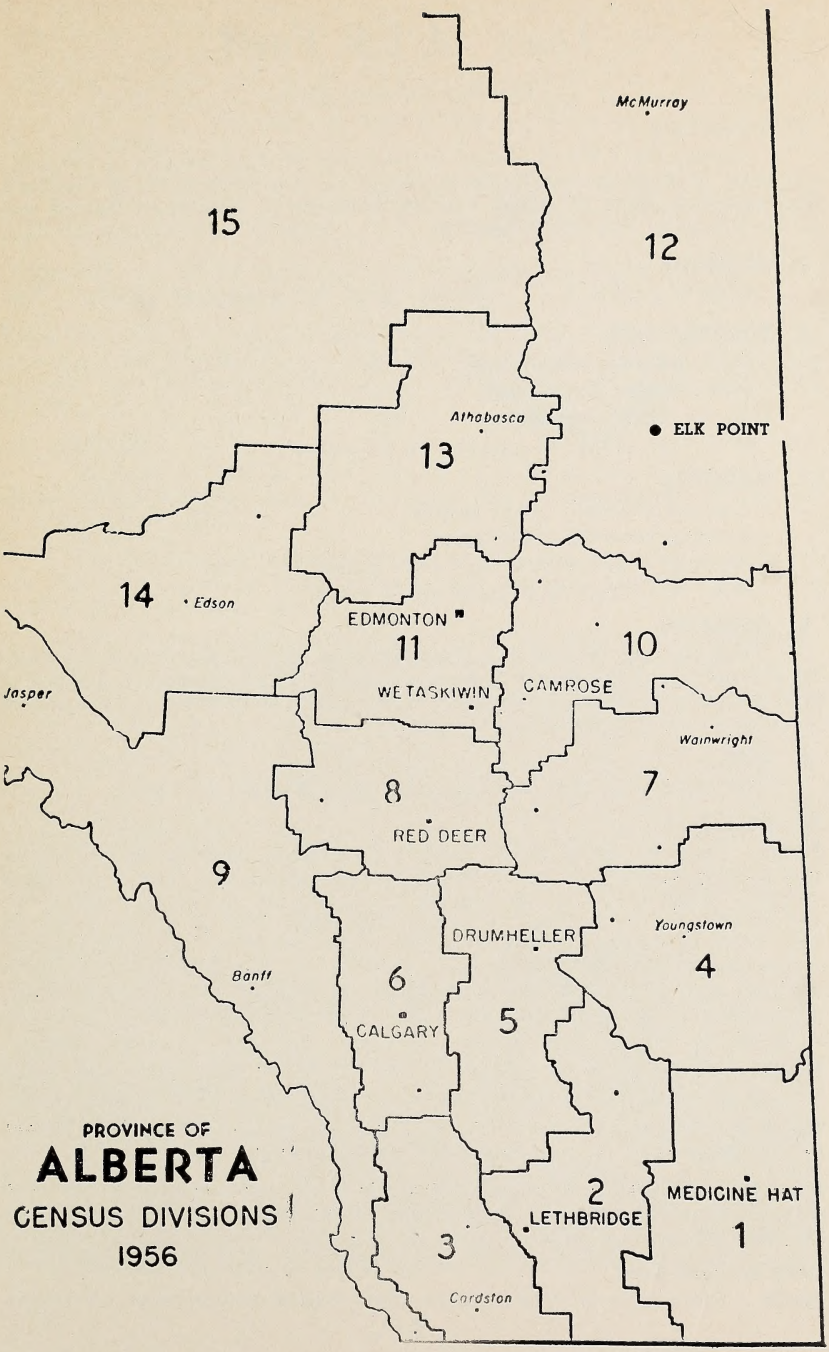

McMurray
15
12
Athabasca
ELK POINT
13
14
Edson
EDMONTON
11
10
Jasper
WETASKIWIN
CAMROSE
Wainwright
8
7
RED DEER
9
DRUMHELLER
Youngstown
4
Banff
6
5
CALGARY
PROVINCE OF
ALBERTA
CENSUS DIVISIONS
1956
2
MEDICINE HAT
LETHBRIDGE
1
3
Cardston

Town of Elk Point

(Revised October 1963)

1. LOCATION

Section 1-57-6-W4 in Census Division No. 12. This location is 160 miles northeast of Edmonton on Highway No. 41 — two miles north of the North Saskatchewan River. It is also on the Edmonton to Heinsburg branch line of the Canadian National Railways.

2. ALTITUDE

2,000 ft (approx.) Latitude 53/54 Longitude 110/54

3. TEMPERATURE

Mean summer temperature 53°F.
Mean winter temperature 17°F.
Mean yearly temperature 32°F
Note: this covers an average for 29 years.

4. RAINFALL

Average Rainfall - 10.71 inches
Average snowfall - 40.8 inches
Average total precipitation - 14.79 inches
Note: this covers an average for 29 years.

5. GEOLOGY

The bedrock of this area underlying the glacial deposits is the Belly River formation of the Upper Cretaceous period. This formation is a series of light colored sandstone and shales. The horizon in other parts of the province includes dinosaur beds and coal seams.

6. SOIL

Elk Point is in the Transition and Gray Wooded soil zones.

Transition Zone

Profile - Generally quite mixed, ranging from nearly black to gray. The surface horizon consists of a thin layer of semi-decomposed litter (AO) which may be absent in burned over areas, underlain by a mineral horizon that can usually be divided into two parts. The upper (A1) part may be black, gray black, or dark brown. The lower (A2) part is frequently somewhat leached of organic matter and considerably grayer than the A1. The total depth of these surface horizons averages about 10 to 12 inches. The B horizons are generally dark brown in color and lime is found at depths of about 30 to 40 inches.

Fertility - These soils are usually not as rich as those of the black zone. Leaching of the surface horizons has resulted in the loss of some plant foods.

Vegetation - Mainly woodland in which the tree growth is frequently denser and has more evergreens than in the black soil zone.

Land Use - A system of mixed farming that includes legumes in the crop rotation, supplemented with applications of fertilizer when required, should be practised for best results.

Gray Wooded Zone

Profile - These soils have developed under humid soil moisture conditions.

The surface horizon consists of a semi-decomposed leaf mold layer, AO, that may be absent if the area has been burned over; a thin (sometimes absent) A1 horizon that may be gray black, brown or gray brown, and a severly leached and platy, grayish A2 horizon, whose depth will average 6 to 8 inches. The B horizons are heavier textured, compact, and often darker in color than the A. The depth to lime is quite variable, often ranging from 30 to 50 inches.

Fertility - Soils in this zone are relatively less fertile because of leaching: the deeper the leached layer, the less fertile. However, patches of transition soils are found within the zone.

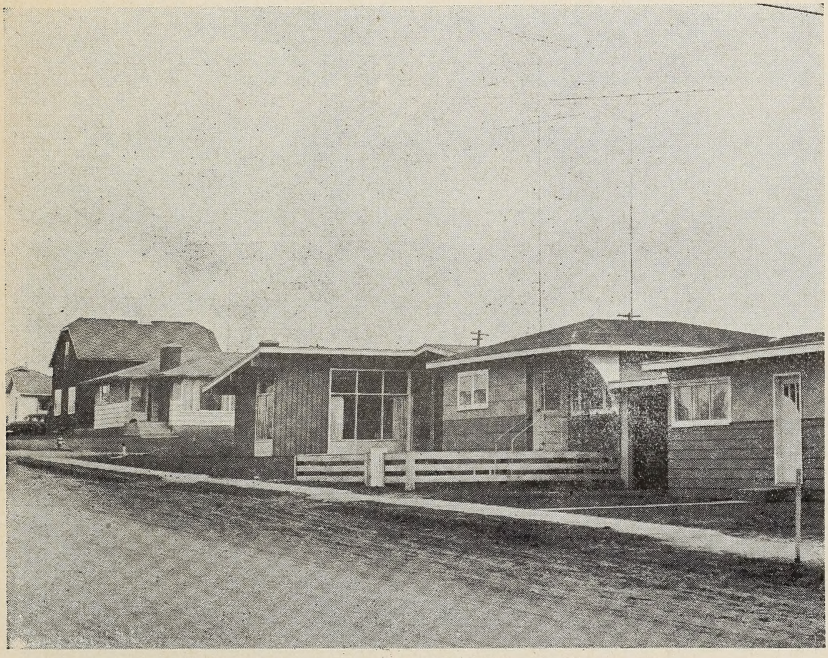
Vegetation - A mixed deciduous and evergreen woodland in which peats and muskegs frequently occur.

Land Use - This is a mixed farming area in which legumes, hays and coarse grains are the most desirable crops. Rotations including legumes and supplemented with fertilizers where needed, have given the most satisfactory results.

7. HISTORY

Elk Point derived its name from Elk Point, South Dakota, in the United States, which was the home of Mr. Higby, the first postmaster who opened a postoffice in 1907.

The surrounding district to the south, was first surveyed in 1884, and the district surveyed for homesteads in 1903. The first townsite survey was registered on February 12, 1927.



Many fine, modern homes line the town's streets

The original hamlet was half a mile east of the present townsite, which was erected to the status of a village on May 31, 1938. The first council consisted of Dr. A. G. Ross, D. C. Nelson and J. C. Jenson, the latter serving as the first mayor. H. McQuillan was the first secretary-treasurer. When the first settlers arrived in this district of rolling land it was thickly wooded, mostly deciduous trees such as poplar and willow. A large portion of the land is still thickly wooded. Elk Point became a town January 1, 1962.

The first doctor to establish a practice in Elk Point was Dr. F. G. Miller who arrived in 1920, and was later joined by Dr. A. G. Ross in 1922. These two doctors set up the Elk Point Clinic or Health Centre in 1945. This clinic now has four doctors.

The Canadian National Railway arrived in 1927, and the first church was the United Church with the Rev. Mr. Robert Smith in charge. This church was destroyed by fire and rebuilt in 1927.

The first school house was moved into Elk Point from a point two miles east, in 1932.

A municipal Hospital was built and officially opened December 19, 1928. This hospital is the headquarters for Municipal Hospital District No. 18, which was established November 9, 1926 and voted on the following year. In 1960 a 15-room Nurses' Residence was built at the cost of $70,000.00.

The Canadian Bank of Commerce established a branch bank in 1938. The building that housed this bank was destroyed by fire; it was never rebuilt or the bank re-established.

The Dominion Bank opened a branch in 1948.

On January 1, 1949, the Elk Point School District No. 2005 became part of St. Paul School Division No. 45.

A $50,000 high school was opened in 1950 and in 1957 a $380,000 school, and in 1960 a new ten room high school was built for $192,000.00. In 1950 a new post office was built and a new steel bridge that forms part of highway No. 41 across the North Saskatchewan River two miles south of the town was officially opened on June 7.

Dr. Miller and Dr. Ross had the first franchise to supply the town with electricity. They operated a Diesel-electric plant for eighteen years until Canadian Utilities Ltd. supplied current from their Vermilion steam-electric plant in 1948.

In 1948 local citizens formed a company and drilled for natural gas. Four producing wells were discovered half mile from the town and these wells now supply the town needs.

8. LIVING CONDITIONS

The town lies two miles north of the North Saskatchewan River on the main highway between Vermilion and St. Paul. The many trees in and around the town provide shelter and a refreshing appearance on the hottest days.

It is a district centre for health, education and financial facilities.

There is a movie theatre, public library, golf course, curling and skating rinks, tennis court and baseball diamond that provide facilities for spare time activities.

For the sportsmen there is good fishing in the surrounding lakes, for pike, pickerel, perch and whitefish. There is the occasional deer but the district is noted mostly for Hungarian partridge, prairie chicken and ducks.

Three phase 60 cycle power and natural gas are available.

Average rent for a 4 or 5 room bungalow equipped with light and gas facilities is around $40 to $55 per month. About 95% of the homes are owner occupied.

9. ADMINISTRATION

The town is governed by six councillors and mayor, two being elected each year for a three year term. Mayor is elected every two years.

The Secretary-Treasurer administers the policy set by the council.

10. LAW ENFORCEMENT

There is one town constable and a justice of the peace and travelling magistrate.

Regulations

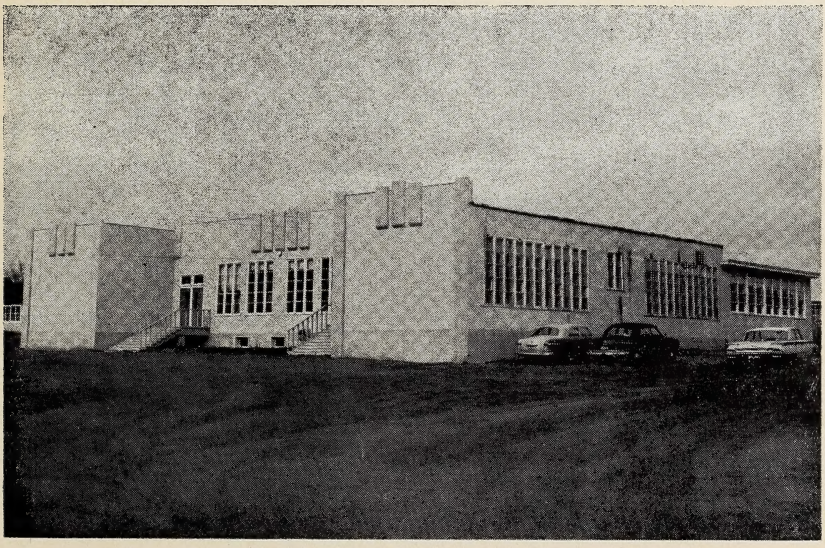
There is a town-planning by-law which provides for zoning of residential, commercial and industrial areas.

Plans for new buildings or alterations must be approved by the council before any building is commenced.

Building standards are governed by the National Building Code.

Electrical installations must comply with the requirements of the Alberta Electrical Protection Act.

Sanitary installations must comply with the Provincial Health Regulations.



One of the fine schools that serve Elk Point

11. FIRE PROTECTION

There is a volunteer fire brigade consisting of a fire chief and 20 volunteer firemen.

Equipment

One 1957 Fargo truck with a King Seagrave pumper mounted on same. A 500 gallon water tank, chemical tanks, ladders, fog nozzles, hose, picks, axes, helmets, coats, etc.

This unit is one of the most modern fire trucks in use. The water is obtained from local wells and pumped into a 43,000 gallon elevated tower. There are 16 fire hydrants conveniently located throughout the town.

12. TAX STRUCTURE

	1963 Assessment
Land, 100% of Value	$126,870.00
Improvements, 100% of fair value	729,950.00
Business	109,260.00
Power	13,570.00
Gas	10,210.00
Total Assessment	$989,860.00

Mill Rate

	Municipal	School	Hospital	Debt	Total
1963	22.75	30.25	2.75	2.25	58 mills

13. AREAS

Total area of town - 355 acres
Streets and lanes - 42 acres
Parks and playgrounds - 41.830 acres

Miles of Roads, Streets and Lanes

	Gravel	Improved Earth	Total
Provincial Main	.5		.5
Streets & Roads	4.623		4.623
Lanes & Alleys		4.948	4.948
		Total	10.071

There are 2½ miles of cement sidewalk.

14. SEWER AND WATER MAIN MILEAGE

Storm Sewers - nil
Sanitary sewers - 4.150 miles
Water mains - 5.451 miles

15. POWER

Three phase 60 cycle power is supplied under a franchise with Canadian Utilities Ltd.

RATES:

Residential

First 10 KWH or less used per month - $1.70
Next 25 KWH used per month at 5c per KWH
Next 100 KWH used per month at 3c per KWH
All over 135 KWH used per month - 2½c per KWH
Minimum monthly bill - $1.70

Payments - The above net rate applies only when bills are paid within ten days from the above date thereof. When not so paid, the gross rate (being the above net rate plus five percent) applies.

Commercial

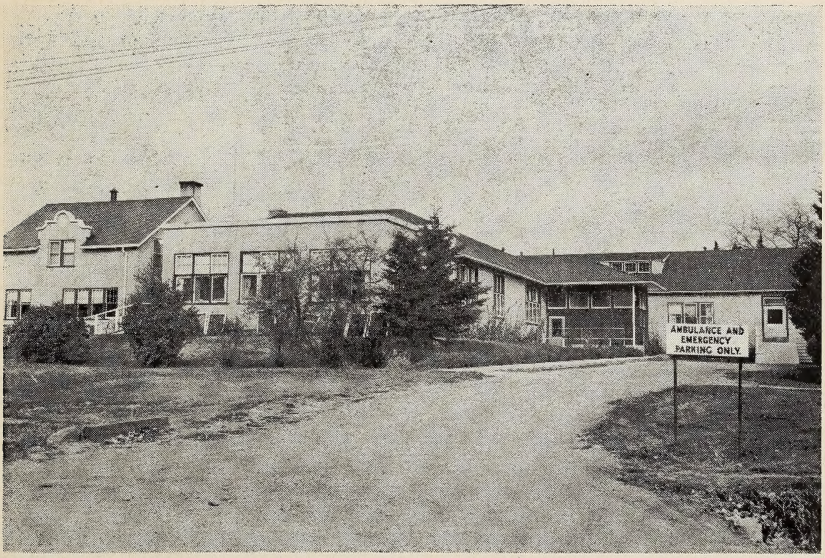
Demand Charge:
First KW connected load $1.00
Each additional KW of connected load - 50c
Energy Charge:
First 50 KWH used per month per KW connected at 6c
Next 200 KWH used per month per KW connected - 5c
Excess KWH used per month per KW connected - 3c
Minimum monthly bill - the demand charge but not less than $1.70 per meter.

Payment - the above net rate applies only when bills are paid within ten days from the above date thereof. When not so paid, the gross rate (being the above net rate plus five percent) applies.

Power

Demand Charge:
Per HP, KW or KVA of connected load at 50c
Energy Charge:
First 25 KWH used per month per HP, KW or KVA of connected loat at 6c
Next 50 KWH used per month per HP, KW of KVA of connected load at 4c
Excess KWH used per month per HP, KW or KVA of connected load at 2c
Minimum monthly bill - $1.00 per HP connected load but not less than $2.00 per meter.

Payments - The above net rate applies only when bills are paid within ten days from date thereof. When not so paid, the gross rate (being the above net rate plus five percent) applies.



Elk Point's hospital is large, well-equipped.

16. WATER

Water is obtained from local wells and is piped into a 43,000 gallon elevated tower.

Water Rates

3,000 gallons or less - $3.00
Next 2,000 gallons - 1.30 per 1,000 gals.
Next 5,000 gallons - 1.20 per 1,000 gals.
Next 10,000 gallons - 1.00 per 1,000 gals.
Next 15,000 gallons - .80 per 1,000 gals.
Next 15,000 gallons - .70 per 1,000 gals.
Next 50,000 gallons - .50 per 1,000 gals.
Next 50,000 gallons - .30 per 1,000 gals.
Next 50,000 gallons - .20 per 1,000 gals.
Minimum monthly charge $3.00

Sewer Charges

Dwellings - $2.00 per month
Apartment houses - 5.00 per month
Restaurants - 5.00 per month
Hotels - $30.00 per month
Stores, Offices & Lumber Yards - $3.00 per month
Theatres and Halls - 5.00 per month
Garages and Service Stations - 5.00 per month
Schools - 2.00 per room per month
Hospitals - 85.00 per month
Pool Halls - 5.00 per month
Creamery - 25.00 per month
Auto Courts & Tourist Cabins - 2.00 per unit per month
All other services not mentioned - 2.00 per month

Water Analysis	Parts per Million
Total Solids	370
Ignition Loss	170
Hardness	260
Sulphates	21
Chlorides	10
Alkalinity	260
Nature of Alkalinity - bicarbonate of lime and magnesium.	
Nitrites	nil
Nitrates	nil
Iron	2
Florine	1
Remarks: Water chemically suitable after iron has been settled out.	

17. GAS

Natural gas is supplied from local wells under a ten year franchise by the Elk Point Gas Ltd. This gas has a calorific value of 960 B.T.U. per cu. ft. as delivered.

Rates

First 2 MCF - $2.00
Next 38 MCF - 52c
Next 60 MCF - 40c
Over 100 MCF - 32c
Over 200 MCF - 25c
Minimum monthly bill - $2.00

Payments - When accounts are not paid on or before due date, the charge per MCF shall be increased by 3c MCF and the gross rate so arrived at shall apply. Provided however, that the company may sell natural gas to the town and its inhabitants at a rate lower than those set out in the above schedule, in cases where quantity consumption, load factor, or peak demand warrant such action.

18. L.P. GAS

Heat value 2521 b.t.u. per cu. ft. at 60°F.
100 lb. cylinder - $6.50
Bulk - 20c per gallon
Supplies obtained from Lloydminster.

19. DIESEL FUEL

Heat value - 135,000 to 140,000 b.t.u. per gallon at 60°F.
Summer grade - 20.2 cents per gallon
Winter grade - 20.2 cents per gallon.
Storage capacity - 9,500 gallons

20. COAL

No coal used in the town. Farms in area can secure Drumheller and Edmonton coal at the following rates per ton f.o.b. Car:

	Average Calorific Value per lb.	Lump	Egg	Slack
Drumheller	10,000	$15.50		
Edmonton	8,500	12.50	$11.50	$10.50

21. LOCAL RESOURCES

Lumber
Sand
Gravel
Wheat and coarse grains
Dairy products
Honey
Straw
Poultry and eggs
Horses, cattle, sheep and hogs
Gas
Salt

22. GOVERNMENT OFFICES AND SERVICES

Federal

Post Office

Provincial

Alberta Government Telephones
Justice of the Peace
Liquor Store
Civil Defence

Municipal

Town Office
Secretary-Treasurer
Fire Hall
Police Department
Local Board of Health
Medical Health Officer and Child Welfare Officer
Municipal Public Library
Utility Man

23. HEALTH SERVICES

The Municipal Hospital has 51 beds and 5 basinettes. The staff consists of a matron, 13 graduate nurses and 8 nurses aides.

Rates per Day	Residents	Non-Residents
PublicWards	$1.60	

Other Health Facilities

4 Physicians
1 Dentist
1 Optometrist calling monthly
1 Sanitary Inspector
1 Drug Store
1 Funeral Parlor
The Northeastern Alberta Health Unit calls weekly at the school.

24. PROFESSIONAL AND SKILLED SERVICES (Excluding Health Services)

Type of Service	No. of Establishments
Beauty Parlors	2
Barbers	1
Shoe Repairs	1

25. TRANSPORTATION

Canadian National Railways - one train each way daily except Sunday, between Edmonton and Heinsburg.

There is a daily bus service between Edmonton and Elk Point.

Truck freighting to and from Edmonton daily except Sunday.

26. NEWSPAPERS

Nil.

27. COMMUNICATIONS

Canadian National Telegraphs
Alberta Government Telephones
Post Office
Air mail through post office
Nearest radio station at Lloydminster - CKSA
T.V. Channel 2 at Lloydminster - CHSA

28. FINANCIAL FACILITIES

Toronto-Dominion Bank
Treasury Branch Agency

29. HOTELS

	No. of Rooms	Rate	Beer License
Alberta	14	$2.00 up	yes
Motel	4 units		

30. TOURIST CAMPS

Nil.

31. CHURCHES

United, Roman Catholic, Greek Catholic, Greek Orthodox, Gospel Tabernacle.

32. LODGES

Masons, Elks.

33. SERVICE CLUBS

Canadian Legion, Chamber of Commerce, Ladies Auxiliary Canadian Legion.

34. SOCIETIES

Red Cross, Home and School Association, Athletic Association, Welfare Association.

Religious needs are well served in the community.

35. SCHOOLS

The town schools constitute Elk Point School District No. 2005 which is a unit of the St. Paul School Division No. 45. The school teaches grades 1 to 12 along with the following optional subjects: typing, bookkeeping, music, art and drama. School sports include hockey, baseball, softball, badminton, volleyball and football. Teams engage in inter-school league games. The rural students are transported by bus to the town school. The school population is divided as follows:

	Grades	No. of Teachers	No. of Pupils
Elementary	1 - 6	12	309
Junior High	7 - 9	6	149
High School	10 - 12	3	70

36. THEATRES AND HALLS

	Capacity	Stage	Piano
Arrow	400	yes	yes
Legion Hall	200	no	yes

37. CULTURAL ACTIVITIES

The Elk Point Municipal Library is sponsored by the Town, Provincial Government Grant and membership fees. The library is open every Tuesday and Saturday from 3 to 5 P.M. There are over 5,000 volumes in the library.

Other Activities

Drama
Music
Art
— taught at the High School

Teen Age Club
St. John's Ambulance
Civil Defence
Local, 5 piece orchestra

38. YOUTH ACTIVITIES

Boys	Girls
Scouts	Girl Guides
Wolf Cubs	Brownies

39. SPORTS

Hockey, Baseball, Softball, Golf, Tennis, Curling, Badminton, Volleyball, Football; Facilities: Open air hockey and skating rink, new four sheets curling rink completed, Nine hole golf course, sand greens; Baseball diamond, School grounds for sport, Kiddies playground.

40. FAIRS

Sports Day only.

41. HISTORIC SITES

Buckingham House, situated on the north bank of the N. Saskatchewan River, 6½ miles east of Elk Point, was built by Mitchell Oman of the Hudsons Bay Co. in 1780 and was abandoned in 1801.

Fort George was established in 1792 by Angus Shaw of the North West Co. It is situated six miles east of Elk Point.

With the closing of Fort George, the North West Company established Fort De L'Isle, which was situated on an island 20 miles west of Fort George.

These three forts are all in the Elk Point district, and in their day were important trading posts.

42. CO-OPERATIVES

Alberta Wheat Pool.
United Grain Grower's.
Co-op General Store.
Co-op Livestock Marketing Association.
Co-op Oil Distributors.

43. INDUSTRY AND BUSINESS

Type of Industry Business	No. of Establishments	Producer or Manufacturer	Wholesale	Retail
Abattoirs	1	1	1	
Auctioneer	1			
Auto Repairs	6			6
Banks	1			
Barbers	1			
Beauty Parlors	2			
Butchers	1			1
Building Contractors	2			
Cartage Delivery	2			
Cement Products	1	1	1	1
Coal Dealers	2			2
Confectionery	2			2
Creameries	1	1	1	1
Dentists	1			
Doctors	4			
Drugs	1			1
Electrical Appliances	1			1
Electrical Contractors	1			
Funeral Parlors	1			
Furniture Stores	1			1
Garage & Service Stations	6			6
General Stores	5			5
5c to $1 Store	1			
Grain Elevators	3	Total capacity 128,000 bu.		
Hardware	2			2
Hatcheries	1	1	1	
Hospitals	1			
Hotels	1			
Motel	1			
Implements (Farm)	3			3
Insurance & Real Estate	2			
Liquor Stores	1			1
Mens & Ladies Clothing	1			1
Milk Distributor	1		1	1

Continued:

Type of Industry Business	No. of Establishments	Producer or Manufacturer	Wholesale	Retail
Optometrists	1 calling monthly			
Oil Distributors	4			
Painters & Decorators	1			
Plumbers	1			
Pool Room	1			
Propane Gas Distributor	1			1
Restaurants	3			
Shoe Repairs	1			1
Theatres	1			
Tinsmith	1			
Welding & Machine	3	3		3
Woodworking	1	1		1

44. SITES

Residential sites are available, also industrial sites adjacent to trackage and graveled highway two miles north of the North Saskatchewan River. These sites can be served with three phase 60 cycle power and natural gas.

45. INDUSTRIAL DEVELOPMENT

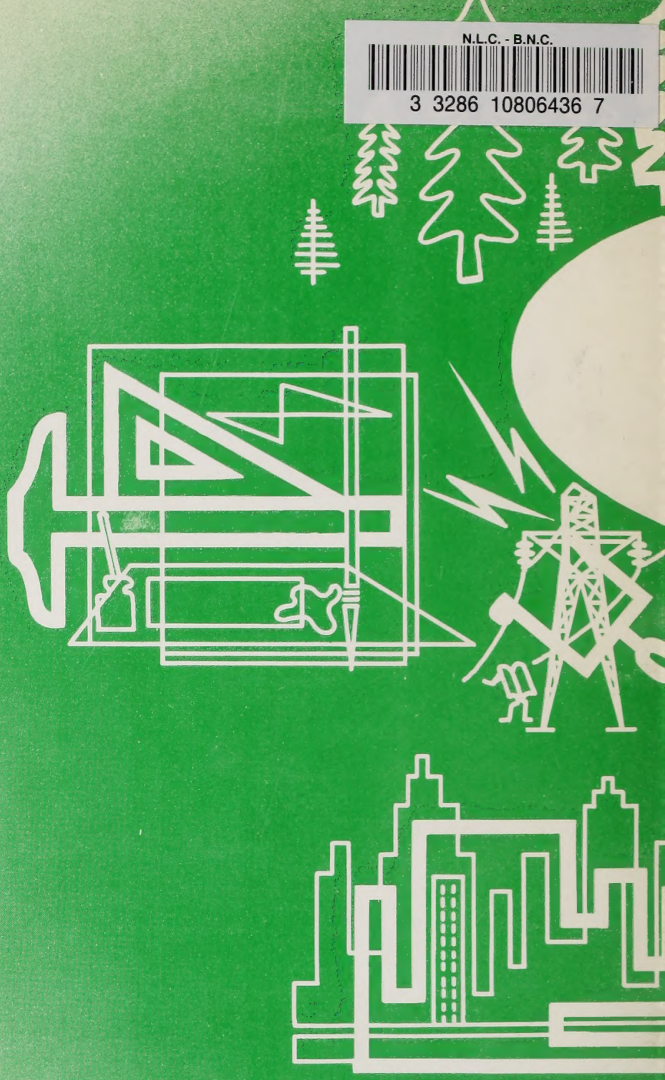
Soils in the area served by Elk Point are transition and wooded, loams and sandy loams. In recent years there has been a marked trend toward mixed farming. The bulk of farm cash income is now derived through the sale of cattle and hogs. Barley for feed is the principle cereal crop.

The average size of farm at Elk Point is about 325 acres; about 70 percent of the land occupied is owned by the operator; one-half the total is improved; approximately one-quarter of the land improved is in fallow each year. The 1956 census showed one tractor per farm, and a farm truck for each two farms in the area. However, grain combines are not popular — 0.16 per farm. About one-half of the farms are electrified.

46. TRADING AREA

North - 10 miles.
West - 15 miles.
South - 15 miles.
East - 25 miles.

47. POPULATION

Trading area population, 1956 census - 5,671.
Village population, 1956 census - 594.
Village Population, April, 1961, actual count - 715.
Town population, April, 1963, actual count - 744.

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